

Petition No.: 2019-109
Petitioner: Miriam E. Franco

ORDINANCE NO. 679-Z

ZONING REGULATIONS

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That the Official Zoning Maps referenced in Section 3.4 of the City of Charlotte Unified Development Ordinance is hereby amended by changing the property identified by tax parcel number 11702222, and further identified on the attached map from N2-B (Neighborhood 2-B) to ML-2 (Manufacturing and Logistics-2).

Section 2. The development and use of the property hereby rezoned shall be governed by the predetermined ordinance requirements applicable to such district category, the approved site plan for the district, and any additional approved rules, regulations, and conditions, all of which shall constitute the zoning regulations for the approved district and are binding on the property as an amendment to the regulations and to the Zoning Maps.

SEE ATTACHED MAP

Section 3. This ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:



City Attorney

CERTIFICATION

I, Billie Tynes, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 18th day of December 2023, the reference having been made in Minute Book 158, and recorded in full in Ordinance Book 66, Page(s) 480-481.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 18th day of December 2023.



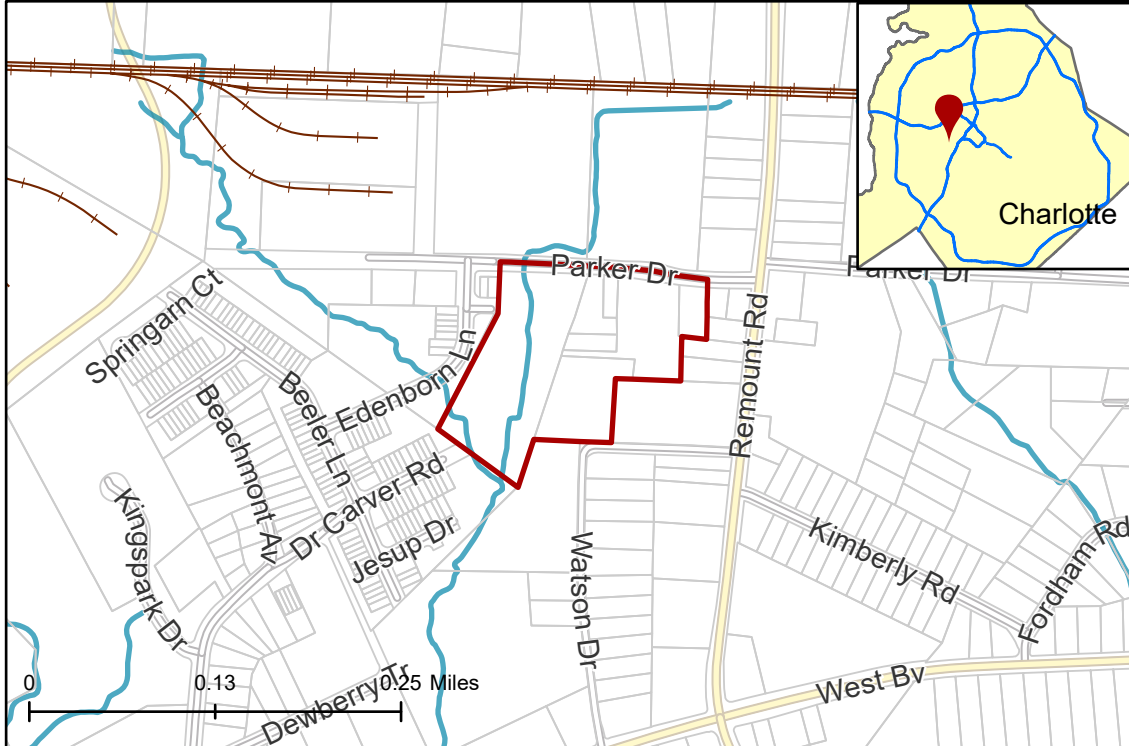
Billie Tynes, Deputy City Clerk

2019-109: Miriam E. Franco

Current Zoning N2-B (Neighborhood 2-B)
Requested Zoning ML-2 (Manufacturing and Logistics-2)

Approximately 8.15 acres

Location of Requested Rezoning



Rezoning Map



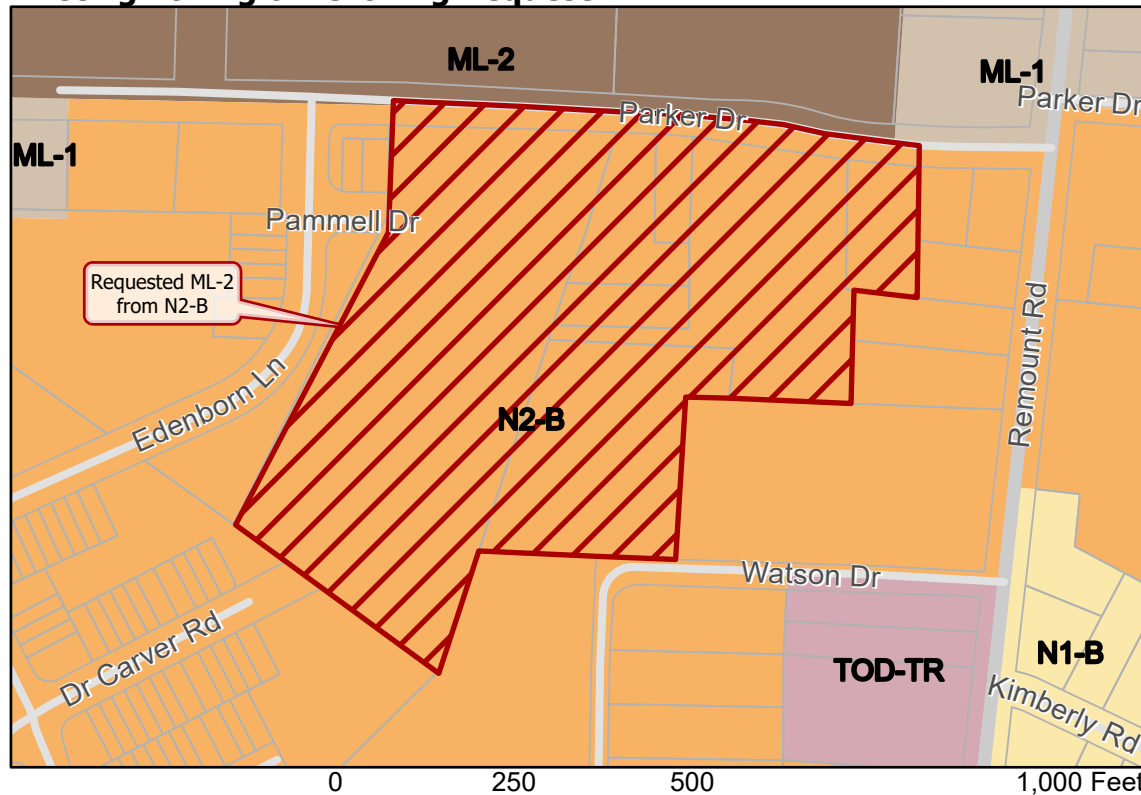
- 2019-109
- Inside City Limits
- Parcel
- Railway
- Streams

City Council District

3-Victoria Watlington



Existing Zoning & Rezoning Request



Zoning Classification

- Neighborhood 1
- Neighborhood 2
- Light Industrial
- General Industrial
- Transit-Oriented



Map Created 10/31/2023

Petition No.: 2022-096
Petitioner: Kairoi Residential

ORDINANCE NO. 680-Z

ZONING REGULATIONS

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That the Official Zoning Maps referenced in Section 3.4 of the City of Charlotte Unified Development Ordinance is hereby amended by changing the property identified by tax parcel number 02902277, 02902211, 02902212, 02902213, 02902214, 02902207, 02902208, 02902209, 02902210, 02902203, 02902205, 02902206, and further identified on the attached map from N1-A (Neighborhood 1-A), RE-3(CD) (Research, Conditional), OFC (Office), CG (General Business), B-1(CD) (Neighborhood Business, Conditional) to UR-2(CD) (Urban Residential, Conditional).

Section 2. The development and use of the property hereby rezoned shall be governed by the predetermined ordinance requirements applicable to such district category, the approved site plan for the district, and any additional approved rules, regulations, and conditions, all of which shall constitute the zoning regulations for the approved district and are binding on the property as an amendment to the regulations and to the Zoning Maps.

SEE ATTACHED MAP

Section 3. This ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

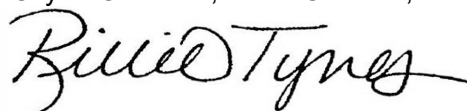


City Attorney

CERTIFICATION

I, Billie Tynes, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 18th day of December 2023, the reference having been made in Minute Book 158, and recorded in full in Ordinance Book 66, Page(s) 482-483.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 18th day of December 2023.



Billie Tynes, Deputy City Clerk

2022-096: Kairoi Residential

Current Zoning N1-A (Neighborhood 1-A), RE-3(CD) (Research, Conditional), OFC (Office), CG (General Business), B-1(CD) (Neighborhood Business, Conditional)
Requested Zoning UR-2(CD) (Urban Residential, Conditional)

Approximately 33.03 acres

Location of Requested Rezoning



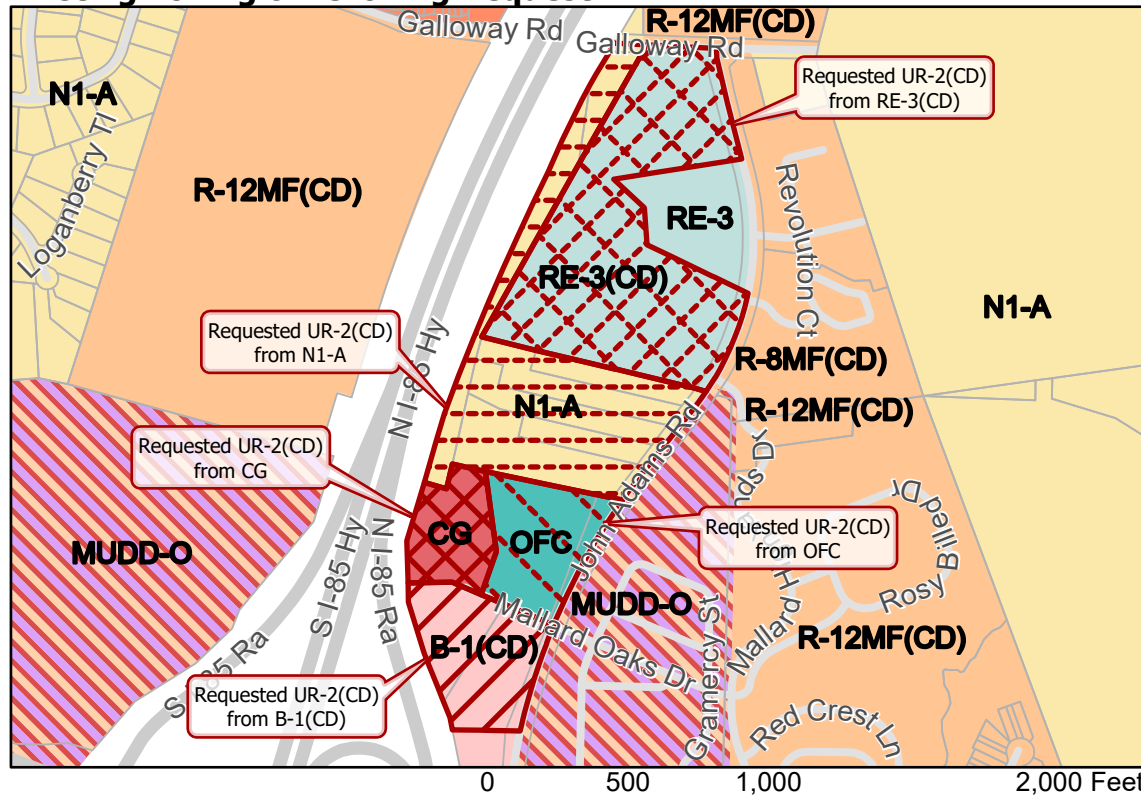
Rezoning Map



- 2022-096
- Inside City Limits
- Parcel
- Streams
- City Council District
- 4-Renee Johnson



Existing Zoning & Rezoning Request



- Requested UR-2(CD) from B-1(CD)
- Requested UR-2(CD) from CG
- Requested UR-2(CD) from N1-A
- Requested UR-2(CD) from OFC
- Requested UR-2(CD) from RE-3(CD)

Zoning Classification

- Neighborhood 1
- Multi-Family
- Urban Residential
- Campus
- Research
- Commercial
- Business
- Business-Distribution
- Mixed Use



Map Created 8/29/2023

Petition No.: 2023-001
Petitioner: Kairoi Residential

ORDINANCE NO. 681-Z

ZONING REGULATIONS

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That the Official Zoning Maps referenced in Section 3.4 of the City of Charlotte Unified Development Ordinance is hereby amended by changing the property identified by tax parcel number 07112129, 07112130, 07112131, and further identified on the attached map from ML-2 (Manufacturing and Logistics) to MUDD(CD) (Mixed Use Development, Conditional).

Section 2. The development and use of the property hereby rezoned shall be governed by the predetermined ordinance requirements applicable to such district category, the approved site plan for the district, and any additional approved rules, regulations, and conditions, all of which shall constitute the zoning regulations for the approved district and are binding on the property as an amendment to the regulations and to the Zoning Maps.

SEE ATTACHED MAP

Section 3. This ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

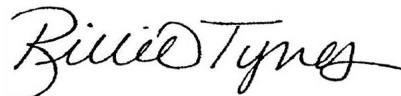


City Attorney

CERTIFICATION

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WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 18th day of December 2023.



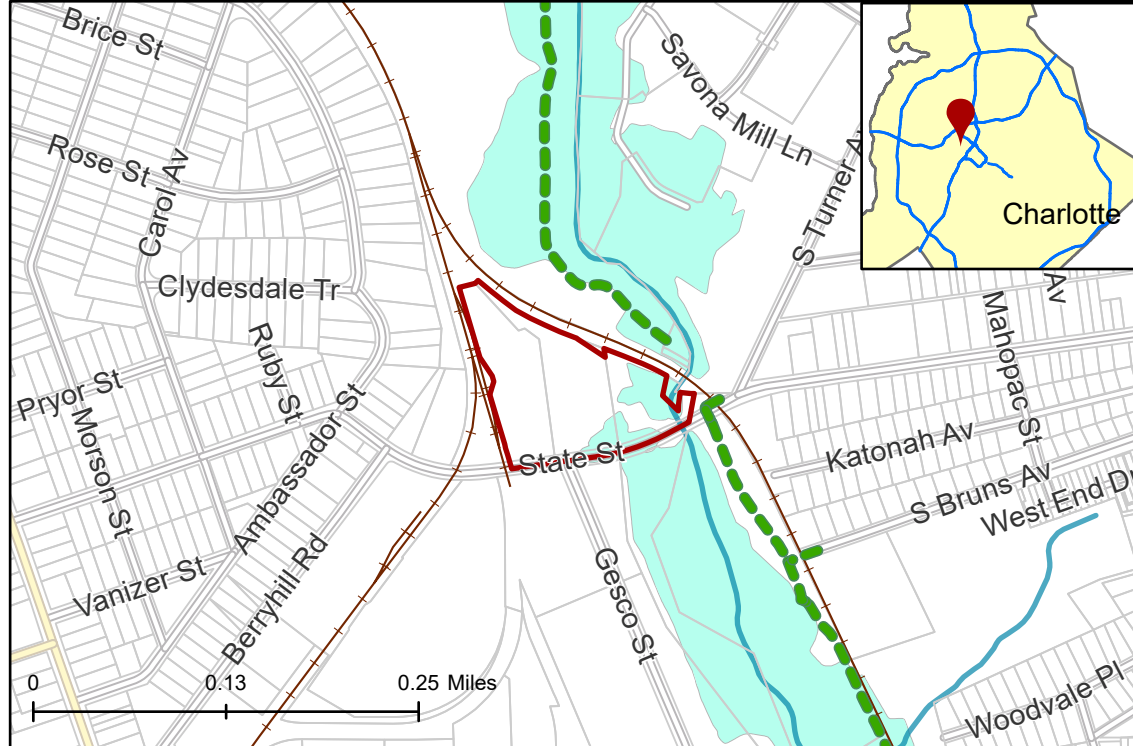
Billie Tynes, Deputy City Clerk

2023-001: Kairoi Residential

Current Zoning ML-2 (Manufacturing and Logistics)
Requested Zoning MUDD(CD) (Mixed Use Development, Conditional)

Approximately 6.075 acres

Location of Requested Rezoning



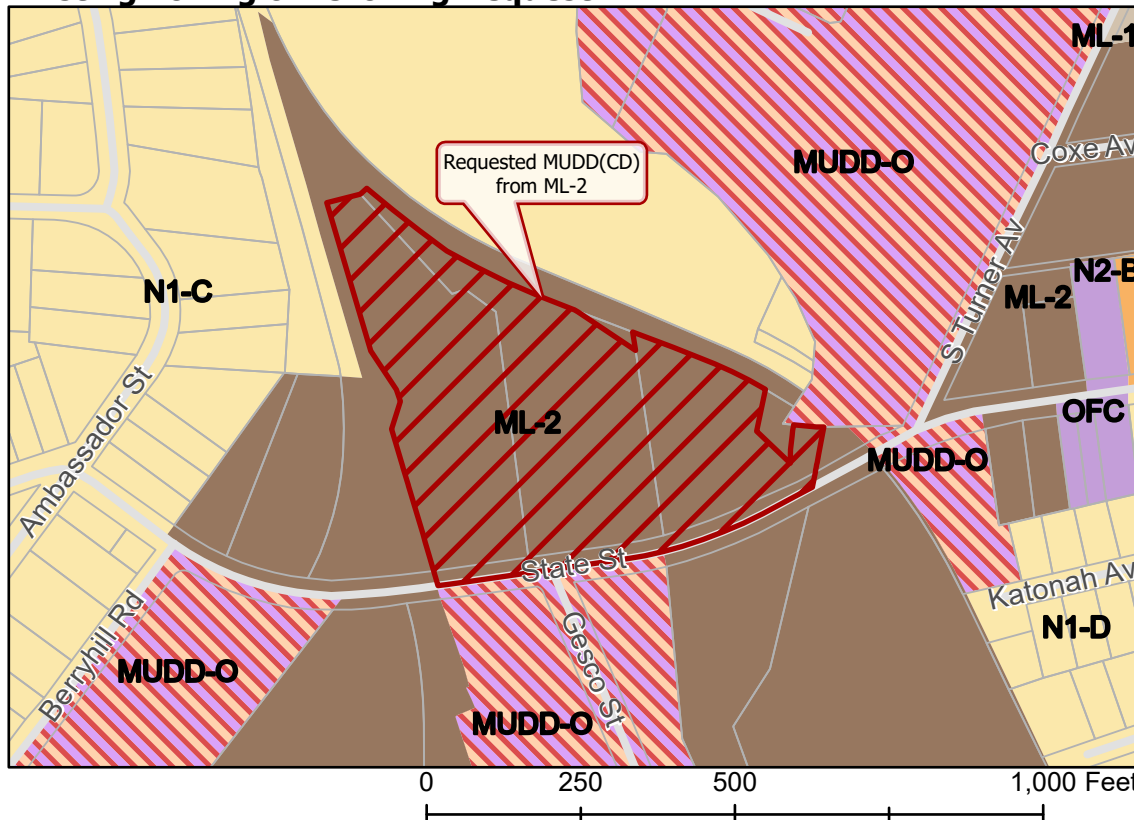
Rezoning Map



- 2023-001
- Inside City Limits
- Parcel
- Greenway
- Railway
- Streams
- FEMA Flood Plain
- City Council District**
- 2-Malcolm Graham



Existing Zoning & Rezoning Request



- Requested MUDD(CD) from ML-2
- Zoning Classification**
- Neighborhood 1
- Neighborhood 2
- Office
- Light Industrial
- General Industrial
- Mixed Use

Map Created 7/25/2023

Petition No.: 2023-036
Petitioner: Chisolm Leon

ORDINANCE NO. Ordinance No. 682-Z

ZONING REGULATIONS

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That the Official Zoning Maps referenced in Section 3.4 of the City of Charlotte Unified Development Ordinance is hereby amended by changing the property identified by tax parcel number 02913110, 02968113, and further identified on the attached map from N1-A (Neighborhood 1-A) to UR-2 CD (Urban Residential, Conditional).

Section 2. The development and use of the property hereby rezoned shall be governed by the predetermined ordinance requirements applicable to such district category, the approved site plan for the district, and any additional approved rules, regulations, and conditions, all of which shall constitute the zoning regulations for the approved district and are binding on the property as an amendment to the regulations and to the Zoning Maps.

SEE ATTACHED MAP

Section 3. This ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

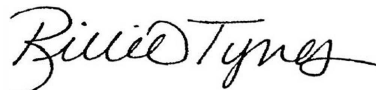


City Attorney

CERTIFICATION

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WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 18th day of December 2023.



Billie Tynes, Deputy City Clerk

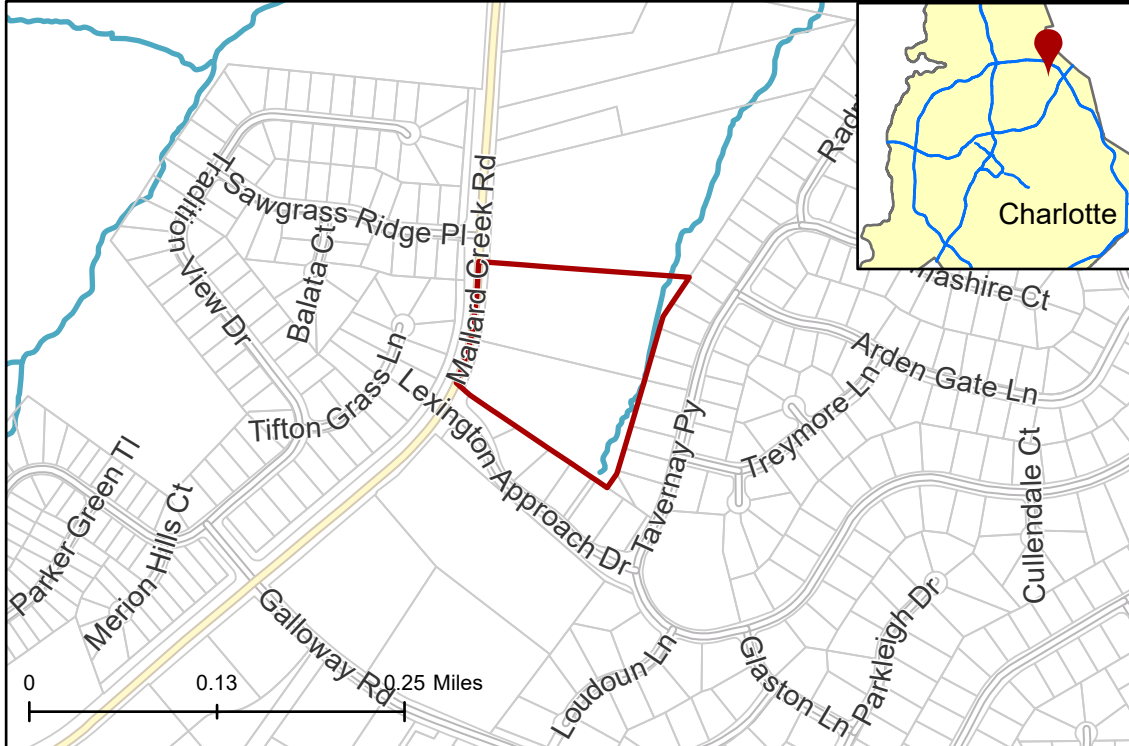
2023-036: Chisolm Leon

Current Zoning N1-A (Neighborhood 1-A)

Requested Zoning UR-2 CD (Urban Residential, Conditional)

Approximately 9.23 acres

Location of Requested Rezoning



Rezoning Map



- 2023-036
- Inside City Limits
- Parcel
- Streams
- City Council District
- 4-Renee Johnson



Existing Zoning & Rezoning Request



Requested UR-2(CD) from N1-A

Zoning Classification

- Neighborhood 1
- Single Family
- Office



Map Created 7/6/2023

Petition No.: 2023-064
Petitioner: Southend Walk, LLC

ORDINANCE NO. 683-Z

ZONING REGULATIONS

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That the Official Zoning Maps referenced in Section 3.4 of the City of Charlotte Unified Development Ordinance is hereby amended by changing the property identified by tax parcel number 14525303, 14525315, 14525314, 14525313, 14525321, 14525311, 14525310, 14525309, 14525308, 14525307, 14525304, 14525305, 14525306, and further identified on the attached map from I-1 (CD) (Light Industrial, Conditional), N1-D (Neighborhood 1-D), CG (General Commercial) to TOD-NC (Transit Oriented Development – Neighborhood Center).

SEE ATTACHED MAP

Section 2. This ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

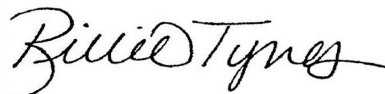


City Attorney

CERTIFICATION

I, Billie Tynes, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 18th day of December 2023, the reference having been made in Minute Book 158, and recorded in full in Ordinance Book 66, Page(s) 488-489.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 18th day of December 2023.



Billie Tynes, Deputy City Clerk

Map Created 9/26/2023

Petition No.: 2023-077
Petitioner: BPR Properties, LLC

ORDINANCE NO. 684-Z

ZONING REGULATIONS

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That the Official Zoning Maps referenced in Section 3.4 of the City of Charlotte Unified Development Ordinance is hereby amended by changing the property identified by tax parcel number 04924212, and further identified on the attached map from TOD-TR (Transit Oriented Development - Transition) to CAC-1(Community Activity Center-1).

SEE ATTACHED MAP

Section 2. This ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:



City Attorney

CERTIFICATION

I, Billie Tynes, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 18th day of December 2023, the reference having been made in Minute Book 158, and recorded in full in Ordinance Book 66, Page(s) 490-491.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 18th day of December 2023.



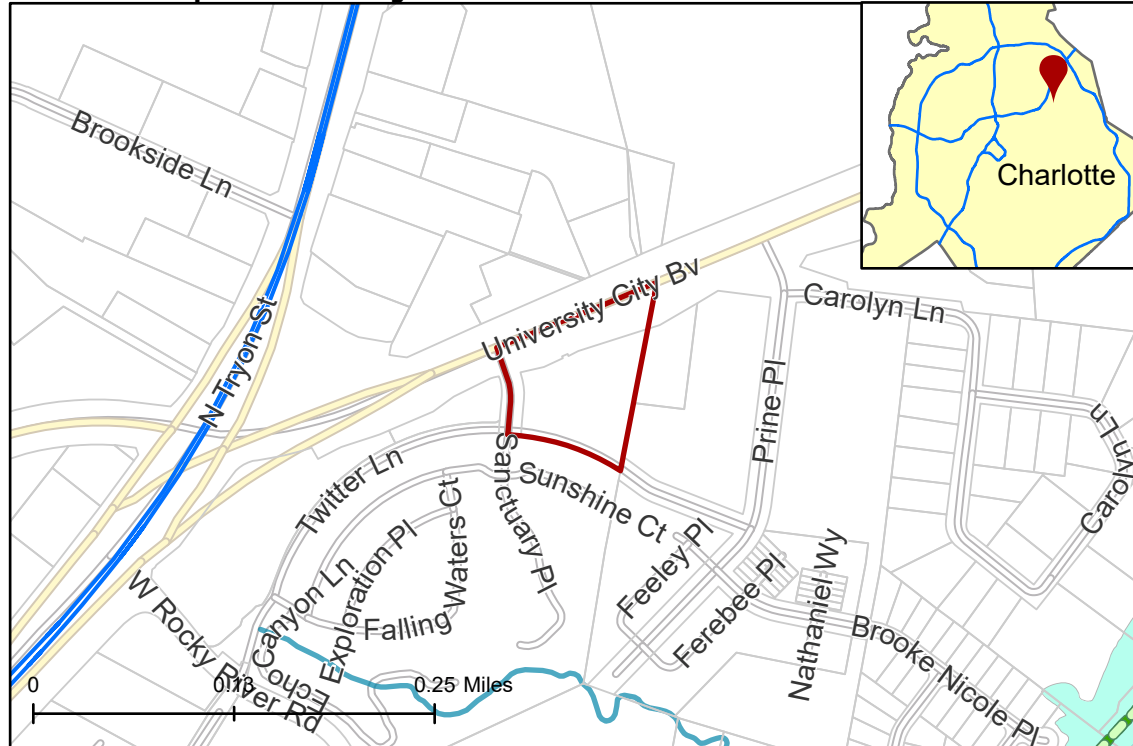
Billie Tynes, Deputy City Clerk

2023-077: BPR Properties, LLC

Current Zoning TOD-TR (Transit Oriented Development - Transition)
Requested Zoning CAC-1(Community Activity Center-1)

Approximately 2.782 acres

Location of Requested Rezoning



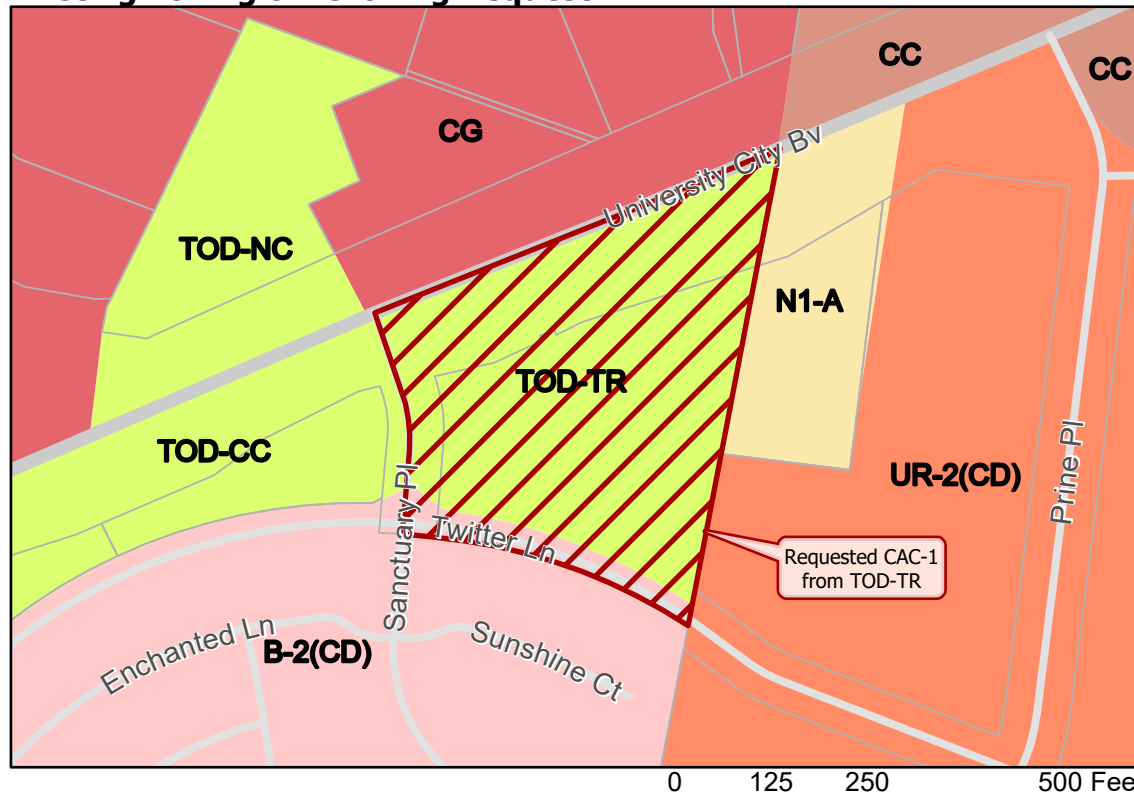
Rezoning Map



- 2023-077
- Inside City Limits
- Parcel
- Cross Charlotte Trail
- LYNX Blue Line
- Greenway
- Streams
- FEMA Flood Plain
- City Council District**
- 4-Renee Johnson



Existing Zoning & Rezoning Request



 Requested CAC-1 from TOD-TR

Zoning Classification

- Neighborhood 1
- Urban Residential
- Commercial
- Business
- Commercial Center
- Transit-Oriented



Map Created 9/6/2023

Petition No.: 2023-078
Petitioner: Citisculpt, LLC

ORDINANCE NO. 685-Z

ZONING REGULATIONS

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That the Official Zoning Maps referenced in Section 3.4 of the City of Charlotte Unified Development Ordinance is hereby amended by changing the property identified by tax parcel number 12521201, 12521204, 12521205, and further identified on the attached map from NC (Neighborhood Center) to CAC-2(Community Activity Center-2).

SEE ATTACHED MAP

Section 2. This ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

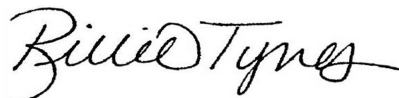


City Attorney

CERTIFICATION

I, Billie Tynes, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 18th day of December 2023, the reference having been made in Minute Book 158, and recorded in full in Ordinance Book 66, Page(s) 492-493.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 18th day of December 2023.



Billie Tynes, Deputy City Clerk

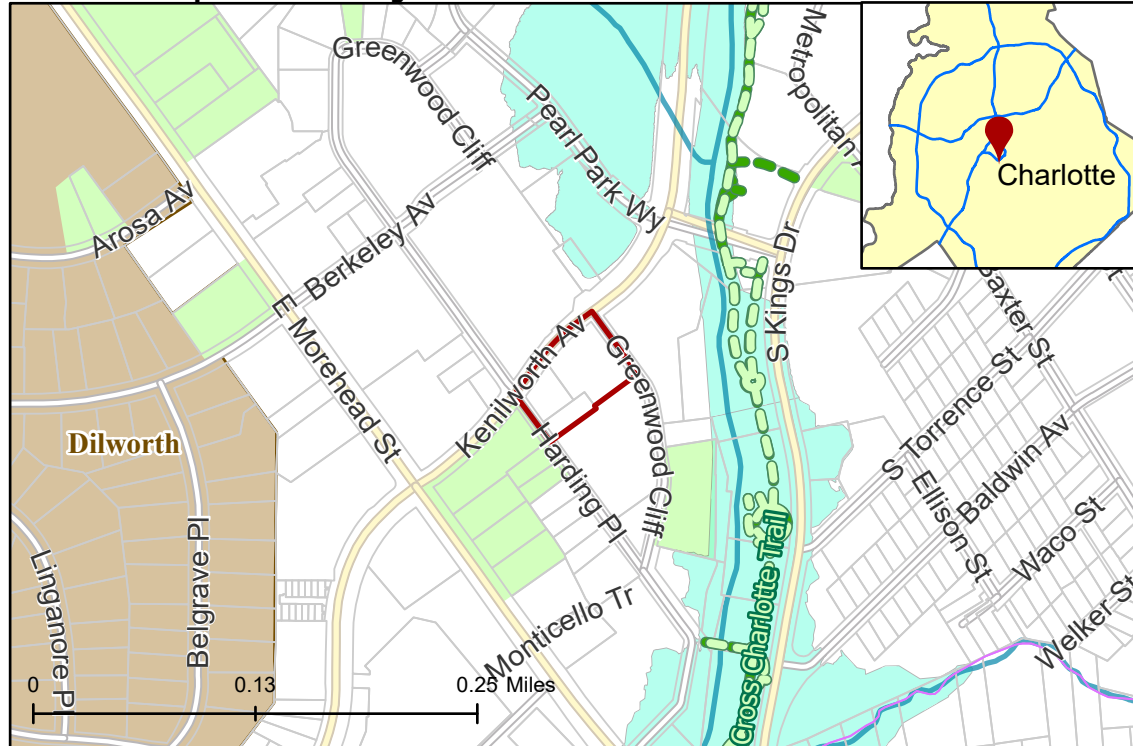
2023-078: Citisculpt, LLC

Current Zoning NC (Neighborhood Center)

Requested Zoning CAC-2(Community Activity Center-2)

Approximately 1.26 acres

Location of Requested Rezoning



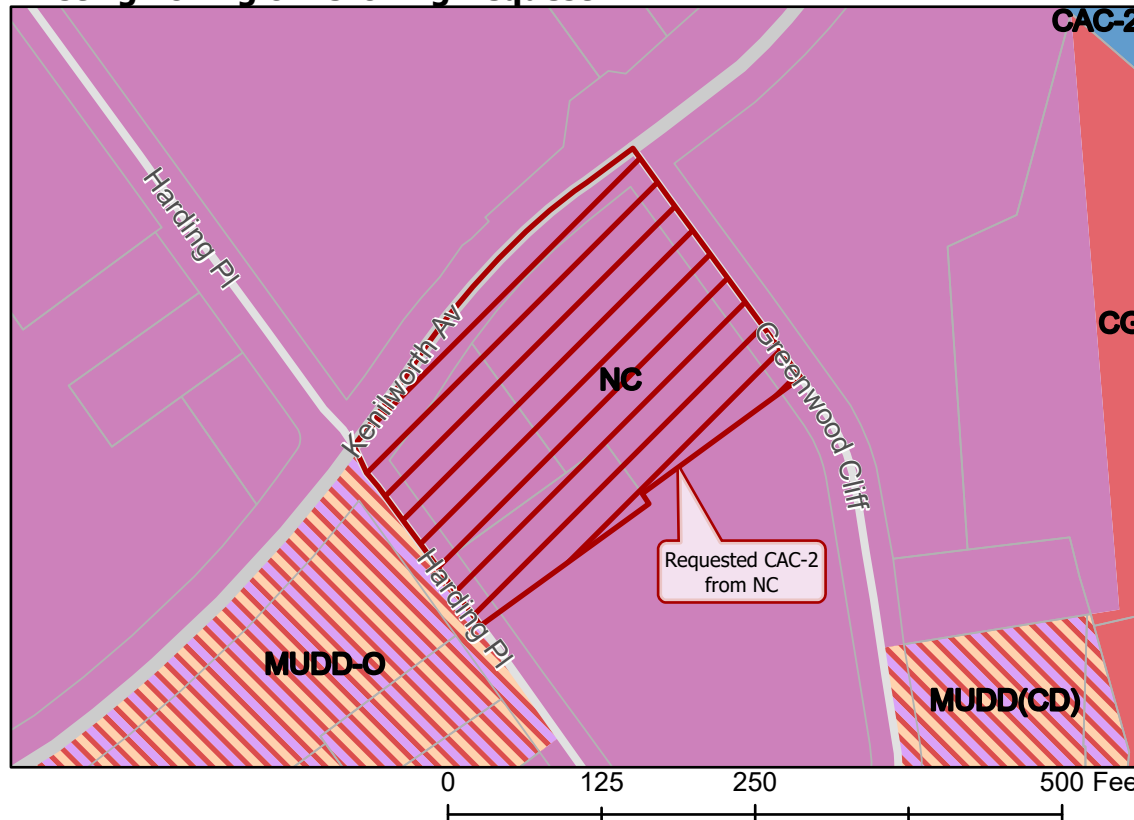
Rezoning Map



- 2023-078
- Inside City Limits
- Parcel
- Cross Charlotte Trail
- Greenway
- Streams
- FEMA Flood Plain
- Historic Districts
- City Council District
- 1-Dante Anderson



Existing Zoning & Rezoning Request



- Requested CAC-2 from NC
- Commercial
- Community Activity Center
- Mixed Use
- Neighborhood Center



Map Created 9/6/2023

Petition No.: 2023-081
Petitioner: M Industrial Property - Charlotte II LLC

ORDINANCE NO. 686-Z

ZONING REGULATIONS

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That the Official Zoning Maps referenced in Section 3.4 of the City of Charlotte Unified Development Ordinance is hereby amended by changing the property identified by tax parcel number 14326101, and further identified on the attached map from ML-1 ANDO (Manufacturing and Logistics 1, Airport Noise District Overlay) to ML-2 ANDO (Manufacturing and Logistics 2, Airport Noise District Overlay).

SEE ATTACHED MAP

Section 2. This ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:




City Attorney

CERTIFICATION

I, Billie Tynes, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 18th day of December 2023, the reference having been made in Minute Book 158, and recorded in full in Ordinance Book 66, Page(s) 494-495.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 18th day of December 2023.



Billie Tynes, Deputy City Clerk

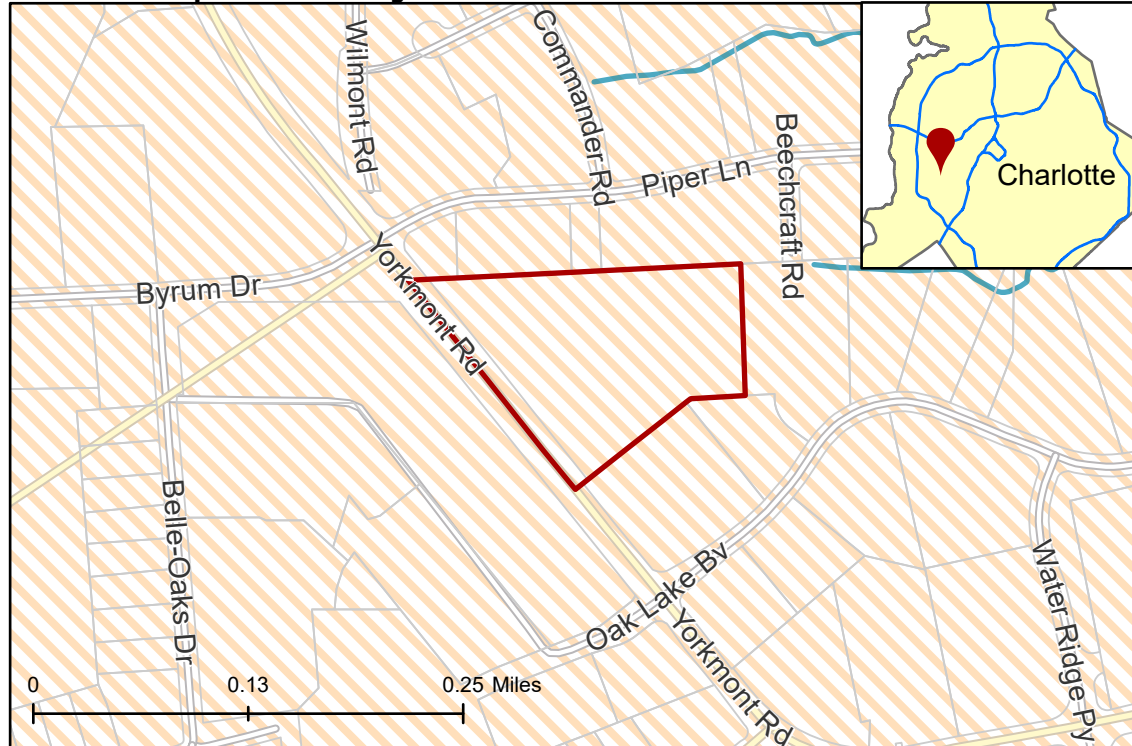
2023-081: M Industrial Property - Charlotte II LLC

Current Zoning ML-1 ANDO (Manufacturing and Logistics 1, Airport Noise District Overlay)

Requested Zoning ML-2 ANDO (Manufacturing and Logistics 2, Airport Noise District Overlay)

Approximately 1.26 acres

Location of Requested Rezoning



Rezoning Map



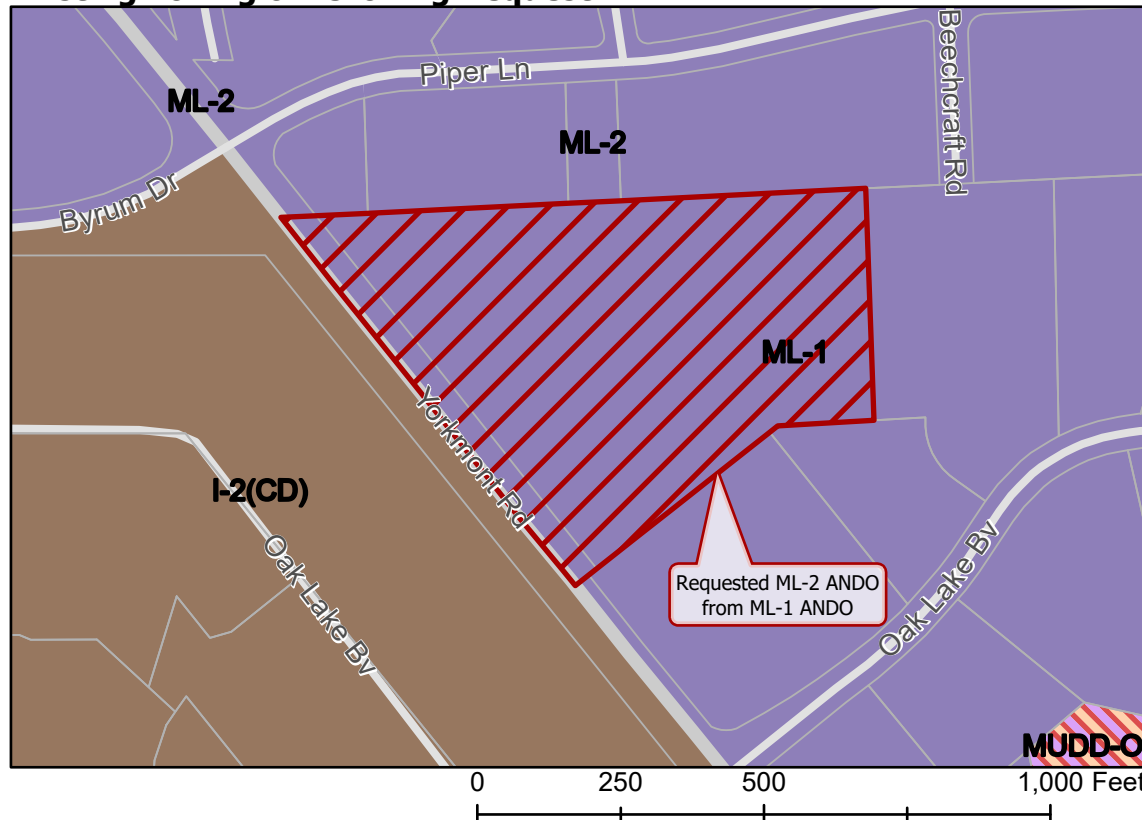
- 2023-081
- Inside City Limits
- Parcel
- Streams
- Airport Noise Overlay

City Council District

- 3-Victoria Watlington



Existing Zoning & Rezoning Request



- Requested ML-2 ANDO from ML-1 ANDO

Zoning Classification

- Manufacturing & Logistics
- General Industrial
- Mixed Use



Map Created 11/13/2023

Petition No.: 2023-082
Petitioner: Metrolina Storage LLC

ORDINANCE NO. 687-Z

ZONING REGULATIONS

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That the Official Zoning Maps referenced in Section 3.4 of the City of Charlotte Unified Development Ordinance is hereby amended by changing the property identified by tax parcel number 03720341, and further identified on the attached map from I-2 (CD) (General Industrial, Conditional) to ML-1 (Manufacturing and Logistics 1).

SEE ATTACHED MAP

Section 2. This ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:



City Attorney

CERTIFICATION

I, Billie Tynes, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 18th day of December 2023, the reference having been made in Minute Book 158, and recorded in full in Ordinance Book 66, Page(s) 496-497.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 18th day of December 2023.



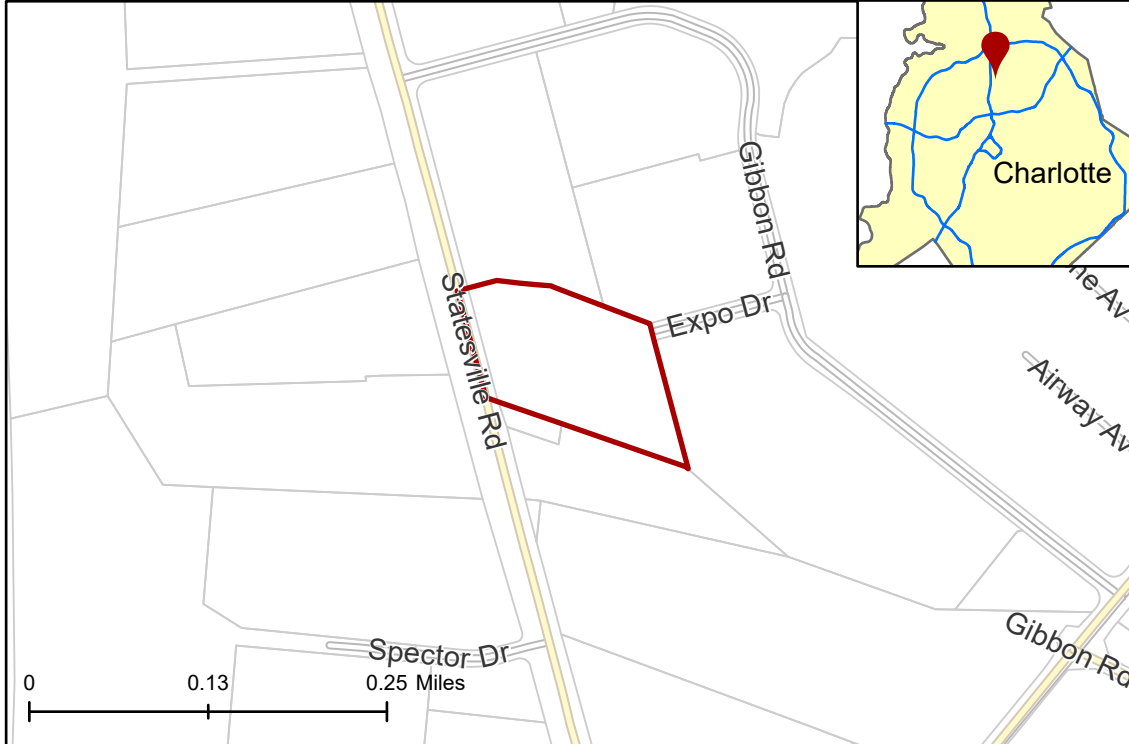
Billie Tynes, Deputy City Clerk

2023-082: Metrolina Storage LLC

Current Zoning I-2 (CD) (General Industrial, Conditional)
Requested Zoning ML-1 (Manufacturing and Logistics 1)

Approximately 8.6 acres

Location of Requested Rezoning



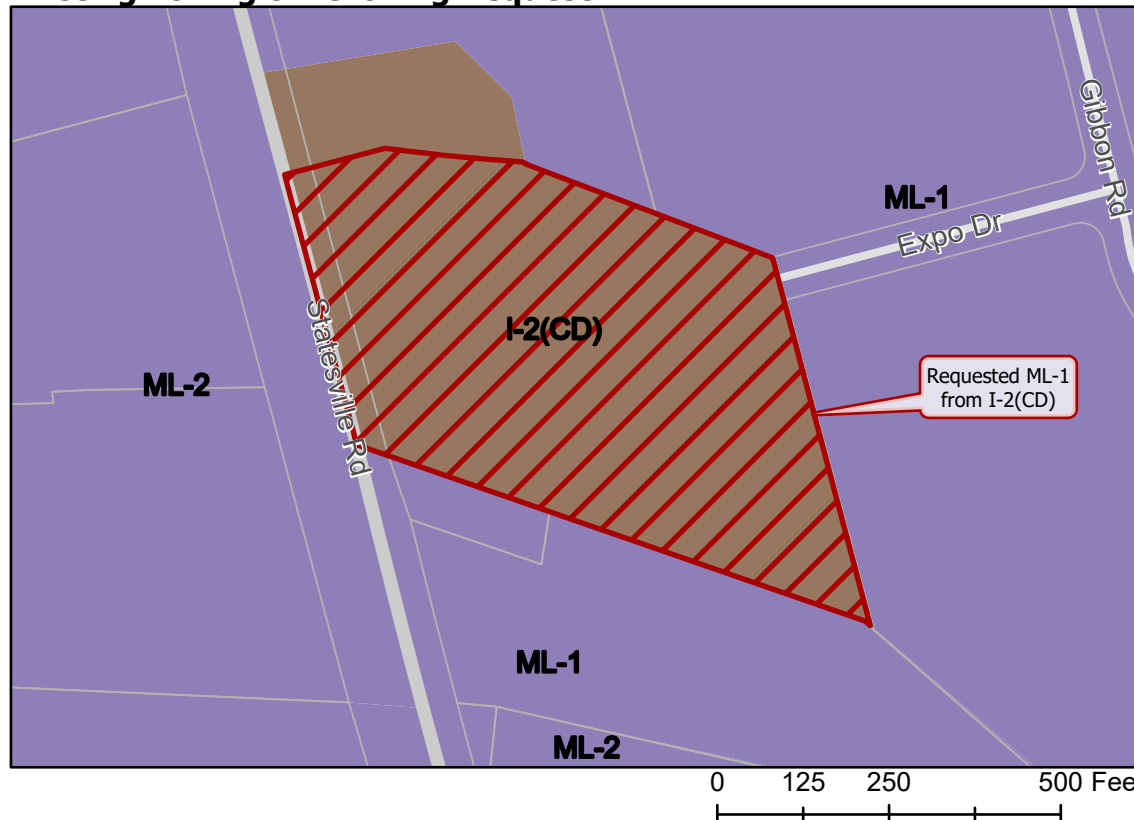
Rezoning Map



- 2023-082
- Inside City Limits
- Parcel
- City Council District
- 2-Malcolm Graham



Existing Zoning & Rezoning Request



- Requested ML-1 from I-2(CD)

Zoning Classification

- Manufacturing & Logistics
- General Industrial



Map Created 9/6/2023

Petition No.: 2023-085
Petitioner: Rhyno Partners Coffee, LLC

ORDINANCE NO. 688-Z

ZONING REGULATIONS

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That the Official Zoning Maps referenced in Section 3.4 of the City of Charlotte Unified Development Ordinance is hereby amended by changing the property identified by tax parcel number 08117628, and further identified on the attached map from B-2 (O) (General Business, Optional) to NC (Neighborhood Center).

SEE ATTACHED MAP

Section 2. This ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

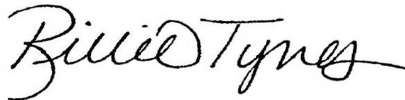


City Attorney

CERTIFICATION

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WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 18th day of December 2023.



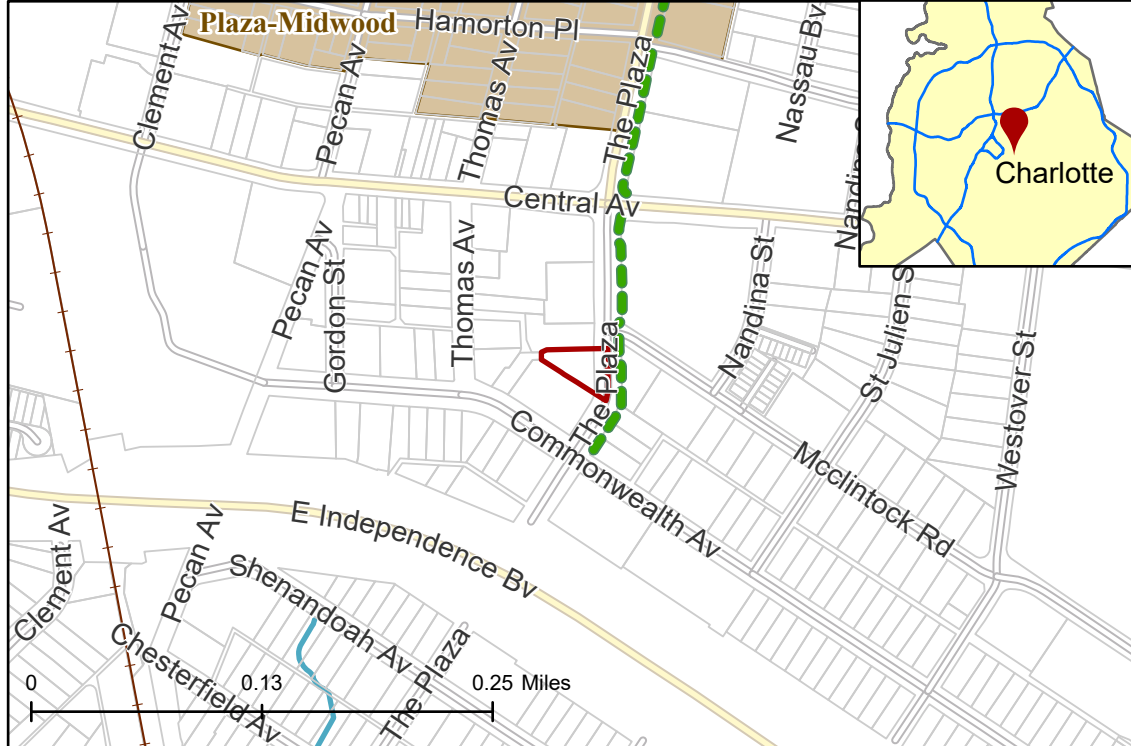
Billie Tynes, Deputy City Clerk

2023-085: Rhyno Partners Coffee, LLC

Current Zoning B-2 (O) (General Business, Optional)
Requested Zoning NC (Neighborhood Center)

Approximately 0.241 acres

Location of Requested Rezoning



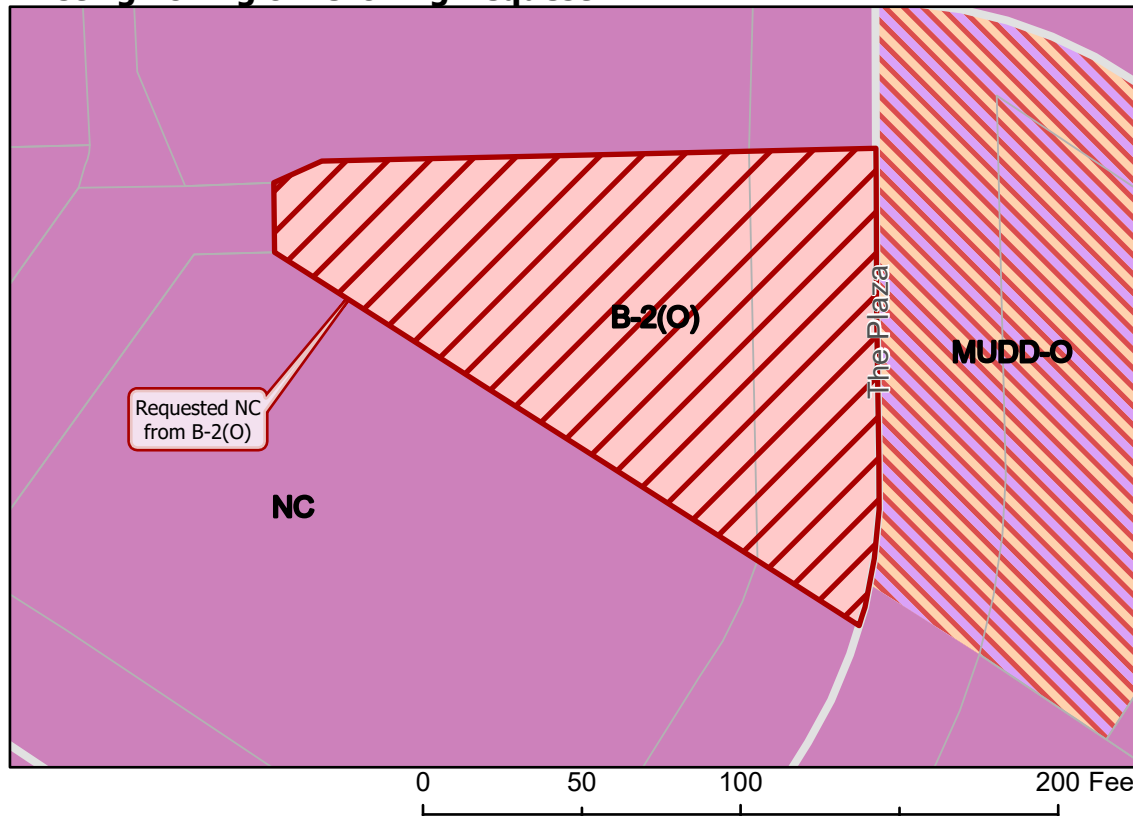
Rezoning Map



- 2023-085
- Inside City Limits
- Parcel
- Greenway
- Railway
- Streams
- Historic Districts
- City Council District**
- 1-Dante Anderson



Existing Zoning & Rezoning Request



- Requested NC from B-2(O)
- Zoning Classification**
- Business
- Mixed Use
- Neighborhood Center

Map Created 9/7/2023

Petition No.: 2023-090
Petitioner: West Blvd Neighborhood Coalition

ORDINANCE NO. 689-Z

ZONING REGULATIONS

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That the Official Zoning Maps referenced in Section 3.4 of the City of Charlotte Unified Development Ordinance is hereby amended by changing the property identified by tax parcel number 14512906, and further identified on the attached map from O-2(CD) (Office, Conditional) to NC (Neighborhood Center).

SEE ATTACHED MAP

Section 2. This ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

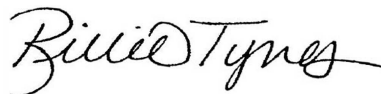


City Attorney

CERTIFICATION

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WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 18th day of December 2023.



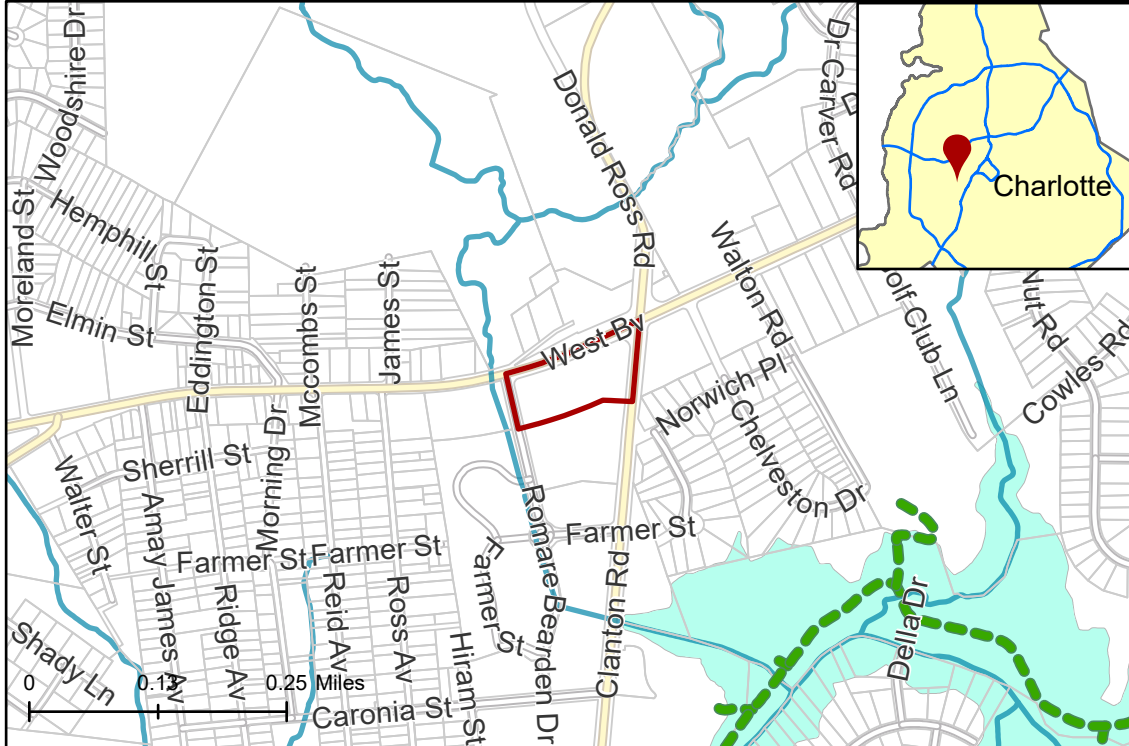
Billie Tynes, Deputy City Clerk

2023-090: West Blvd Neighborhood Coalition

Current Zoning O-2(CD) (Office, Conditional)
Requested Zoning NC (Neighborhood Center)

Approximately 3.556 acres

Location of Requested Rezoning



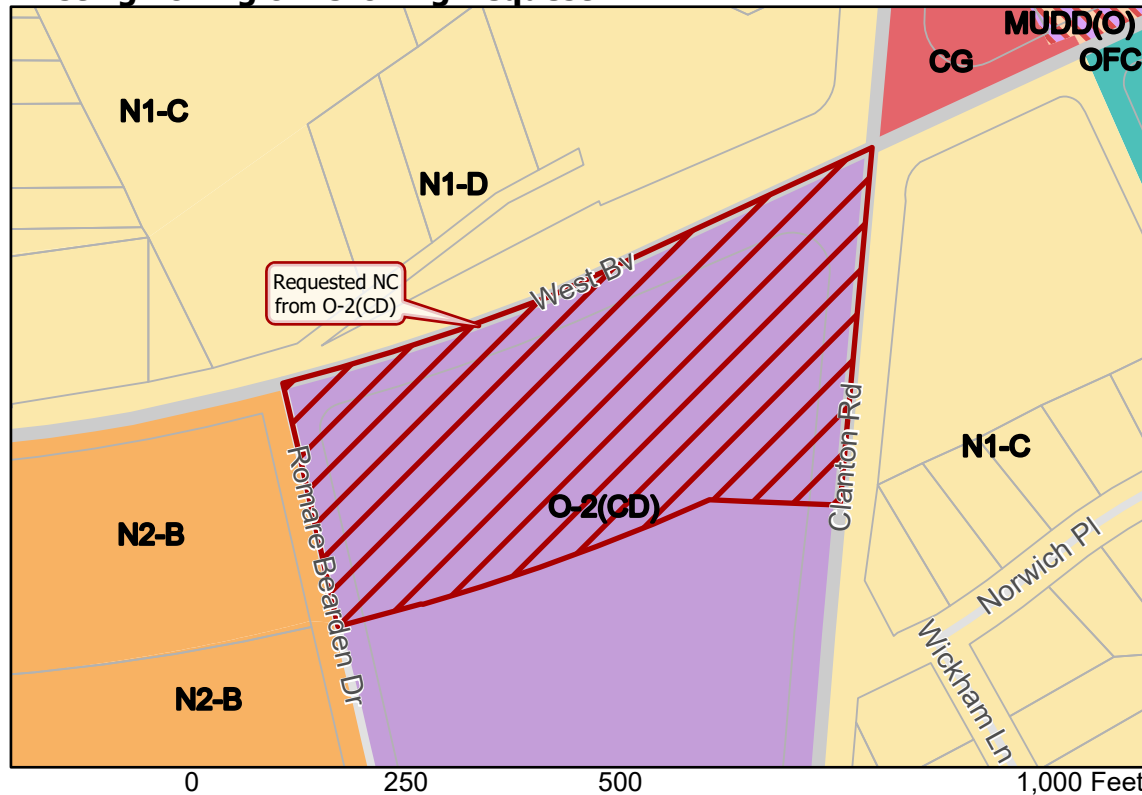
Rezoning Map



- 2023-090
- Inside City Limits
- Parcel
- Greenway
- Streams
- FEMA Flood Plain
- City Council District
- 3-Victoria Watlington



Existing Zoning & Rezoning Request



- Requested NC from O-2(CD)
- Zoning Classification
- Neighborhood 1
- Neighborhood 2
- Campus
- Office
- Commercial
- Mixed Use

Map Created 9/6/2023

Petition No.: 2023-094
Petitioner: Josh Jolley

ORDINANCE NO. 690-Z

ZONING REGULATIONS

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That the Official Zoning Maps referenced in Section 3.4 of the City of Charlotte Unified Development Ordinance is hereby amended by changing the property identified by tax parcel number 02930129, 02930130, and further identified on the attached map from N1-A (Neighborhood 1-A) to N1-F(CD) (Neighborhood 1-F, Conditional).

Section 2. The development and use of the property hereby rezoned shall be governed by the predetermined ordinance requirements applicable to such district category, the approved site plan for the district, and any additional approved rules, regulations, and conditions, all of which shall constitute the zoning regulations for the approved district and are binding on the property as an amendment to the regulations and to the Zoning Maps.

SEE ATTACHED MAP

Section 3. This ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

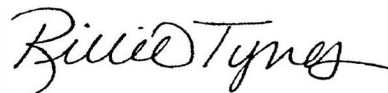
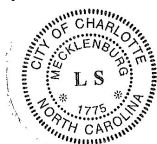


City Attorney

CERTIFICATION

I, Billie Tynes, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 18th day of December 2023, the reference having been made in Minute Book 158, and recorded in full in Ordinance Book 66, Page(s) 502-503.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 18th day of December 2023.



Billie Tynes, Deputy City Clerk

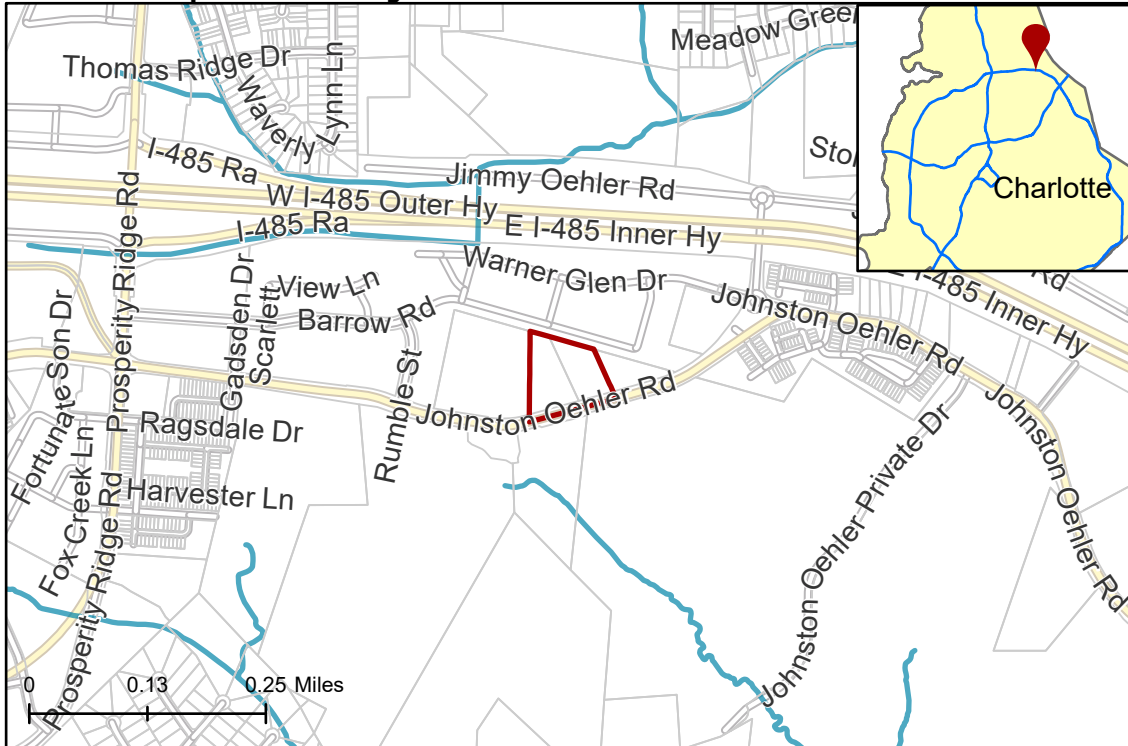
2023-094: Josh Jolley

Current Zoning N1-A (Neighborhood 1-A)

Requested Zoning N1-F(CD) (Neighborhood 1-F, Conditional)

Approximately 3.52 acres

Location of Requested Rezoning



Rezoning Map



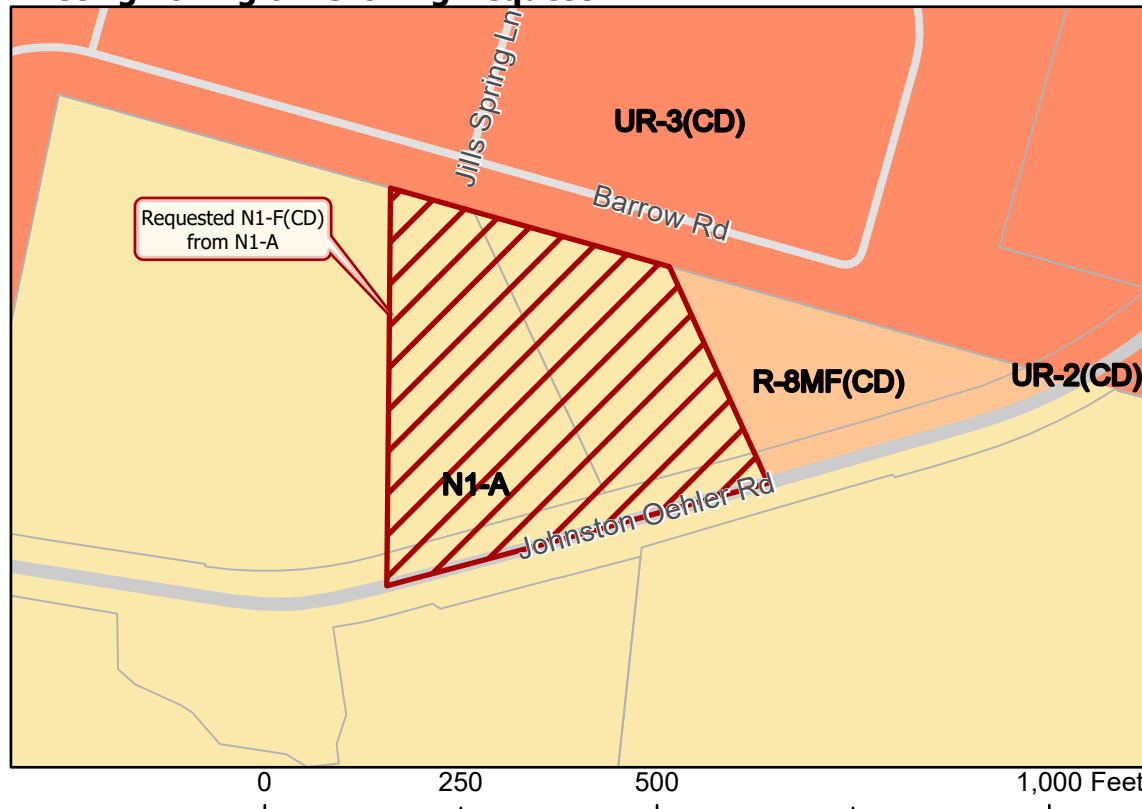
- 2023-094
- Inside City Limits
- Parcel
- Streams

City Council District

- 4-Renee Johnson



Existing Zoning & Rezoning Request



- Requested N1-F(CD) from N1-A

Zoning Classification

- Neighborhood 1
- Multi-Family
- Urban Residential



Map Created 9/11/2023

Petition No.: 2023-096
Petitioner: Conformity Corp

ORDINANCE NO. 691-Z

ZONING REGULATIONS

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That the Official Zoning Maps referenced in Section 3.4 of the City of Charlotte Unified Development Ordinance is hereby amended by changing the property identified by tax parcel number 06706522, and further identified on the attached map from OFC (Office Flex Campus), N1-B (Neighborhood 1-B) to N2-B (Neighborhood 2-B).

SEE ATTACHED MAP

Section 2. This ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

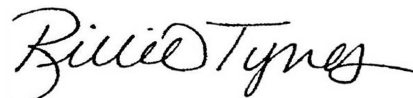


City Attorney

CERTIFICATION

I, Billie Tynes, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 18th day of December 2023, the reference having been made in Minute Book 158, and recorded in full in Ordinance Book 66, Page(s) 504-505.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 18th day of December 2023.



Billie Tynes, Deputy City Clerk

2023-096: Conformity Corp

Current Zoning OFC (Office Flex Campus), N1-B (Neighborhood 1-B)
Requested Zoning N2-B (Neighborhood 2-B)

Approximately 1.0003 acres

Location of Requested Rezoning



Rezoning Map



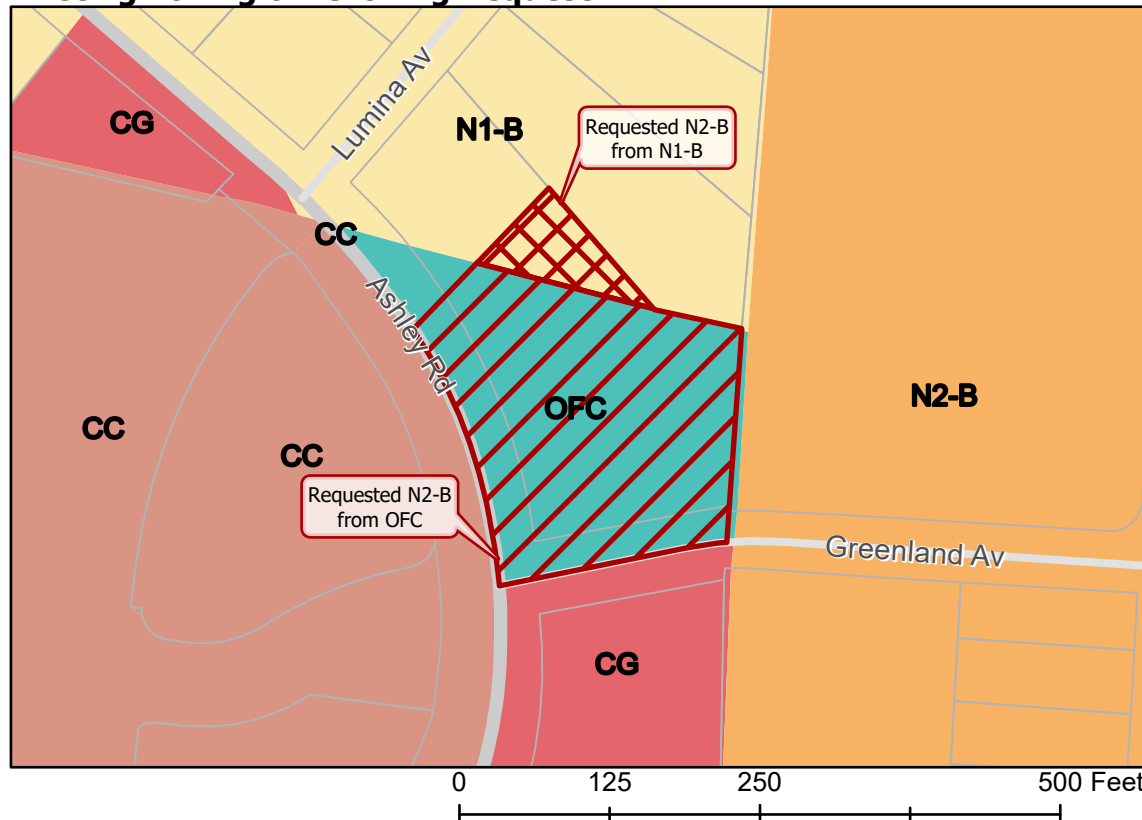
- 2023-096
- Inside City Limits
- Parcel

City Council District

- 3-Tiawana Brown



Existing Zoning & Rezoning Request



- Requested N2-B from N1-B
- Requested N2-B from OFC

Zoning Classification

- Neighborhood 1
- Neighborhood 2
- Campus
- Commercial
- Commercial Center



Map Created 10/31/2023

Petition No.: 2023-123
Petitioner: Charlotte 212 LLC

ORDINANCE NO. 692-Z

ZONING REGULATIONS

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That the Official Zoning Maps referenced in Section 3.4 of the City of Charlotte Unified Development Ordinance is hereby amended by changing the property identified by tax parcel number 04701110, 04701118, and further identified on the attached map from CG (General Commercial) to N2-C (Neighborhood 2-C).

SEE ATTACHED MAP

Section 2. This ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

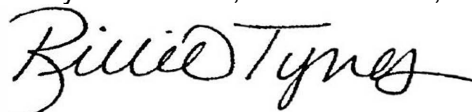


City Attorney

CERTIFICATION

I, Billie Tynes, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 18th day of December 2023, the reference having been made in Minute Book 158, and recorded in full in Ordinance Book 66, Page(s) 506-507.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 18th day of December 2023.



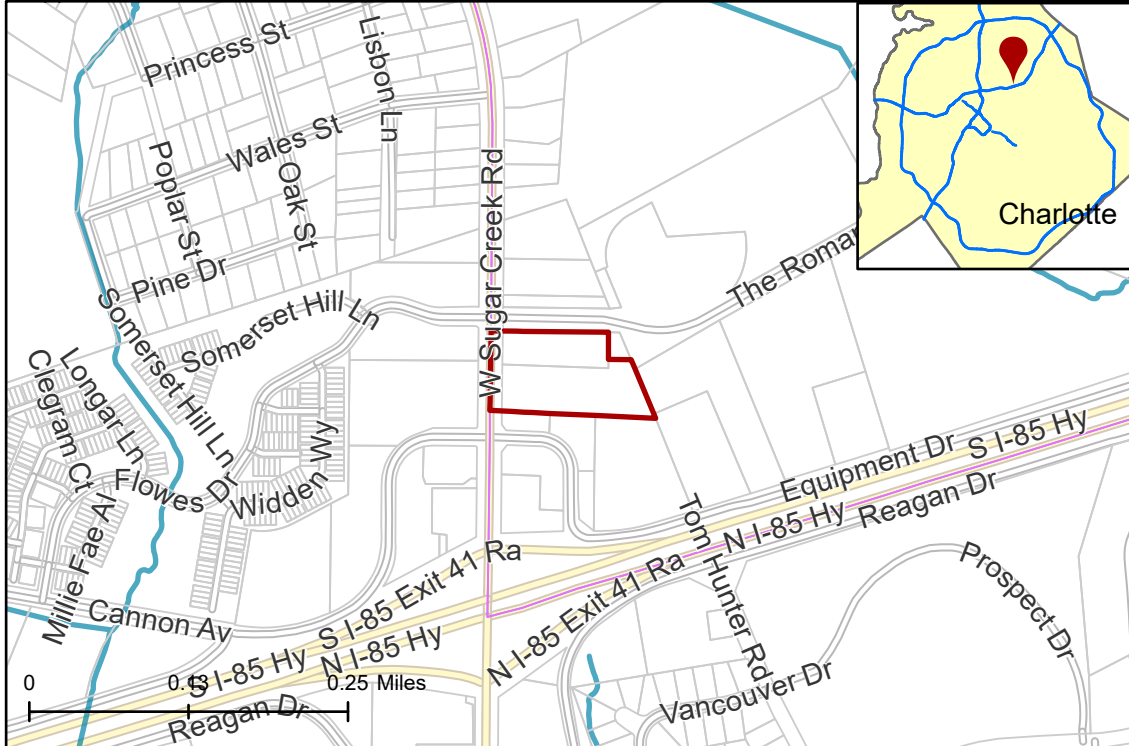
Billie Tynes, Deputy City Clerk

2023-123: Charlotte 212 LLC

Current Zoning CG (General Commercial)
Requested Zoning N2-C (Neighborhood 2-C)

Approximately 4.26 acres

Location of Requested Rezoning



Rezoning Map

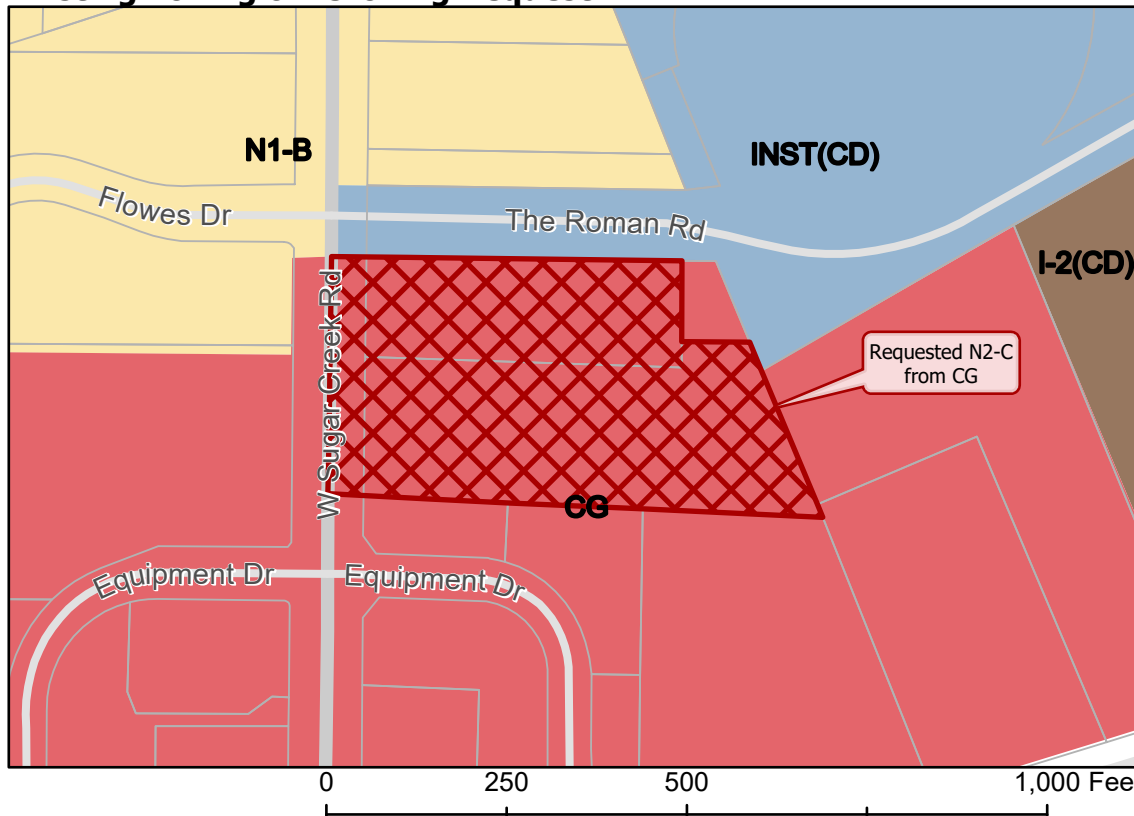


- 2023-123
- Inside City Limits
- Parcel
- Streams

City Council District
4-Renee Johnson



Existing Zoning & Rezoning Request



Requested N2-C from CG

Zoning Classification

- Neighborhood 1
- Institutional
- Commercial
- General Industrial



Map Created 10/5/2023

Petition No.: 2021-277
Petitioner: Buildom, LLC

ORDINANCE NO. 693-Z

ZONING REGULATIONS

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That the Official Zoning Maps referenced in Section 3.4 of the City of Charlotte Unified Development Ordinance is hereby amended by changing the property identified by tax parcel number 15501125, 15501126, and further identified on the attached map from OFC (Office Flex Campus) to NC(CD) (Neighborhood Center, Conditional).

Section 2. The development and use of the property hereby rezoned shall be governed by the predetermined ordinance requirements applicable to such district category, the approved site plan for the district, and any additional approved rules, regulations, and conditions, all of which shall constitute the zoning regulations for the approved district and are binding on the property as an amendment to the regulations and to the Zoning Maps.

SEE ATTACHED MAP

Section 3. This ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

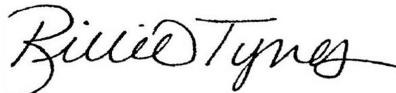


City Attorney

CERTIFICATION

I, Billie Tynes, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 18th day of December 2023, the reference having been made in Minute Book 158, and recorded in full in Ordinance Book 66, Page(s) 508-509.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 18th day of December 2023.



Billie Tynes, Deputy City Clerk

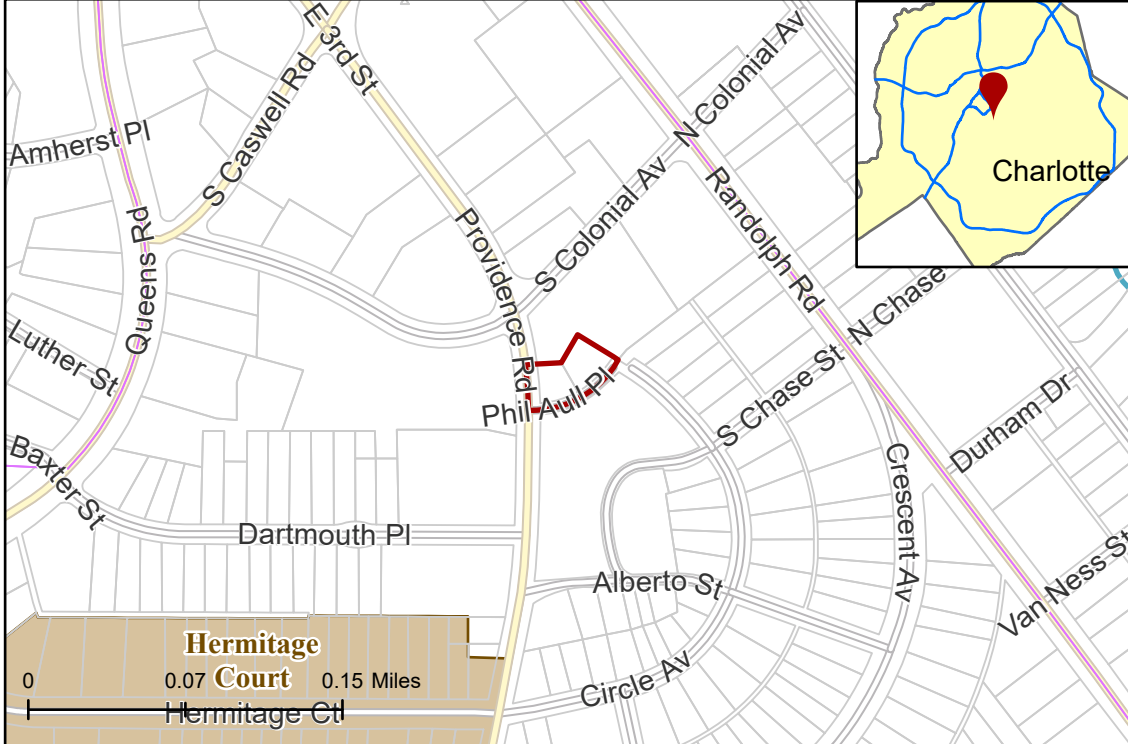
2021-277: Buildom, LLC

Current Zoning OFC (Office Flex Campus)

Requested Zoning NC(CD) (Neighborhood Center, Conditional)

Approximately 0.399 acres

Location of Requested Rezoning



Rezoning Map



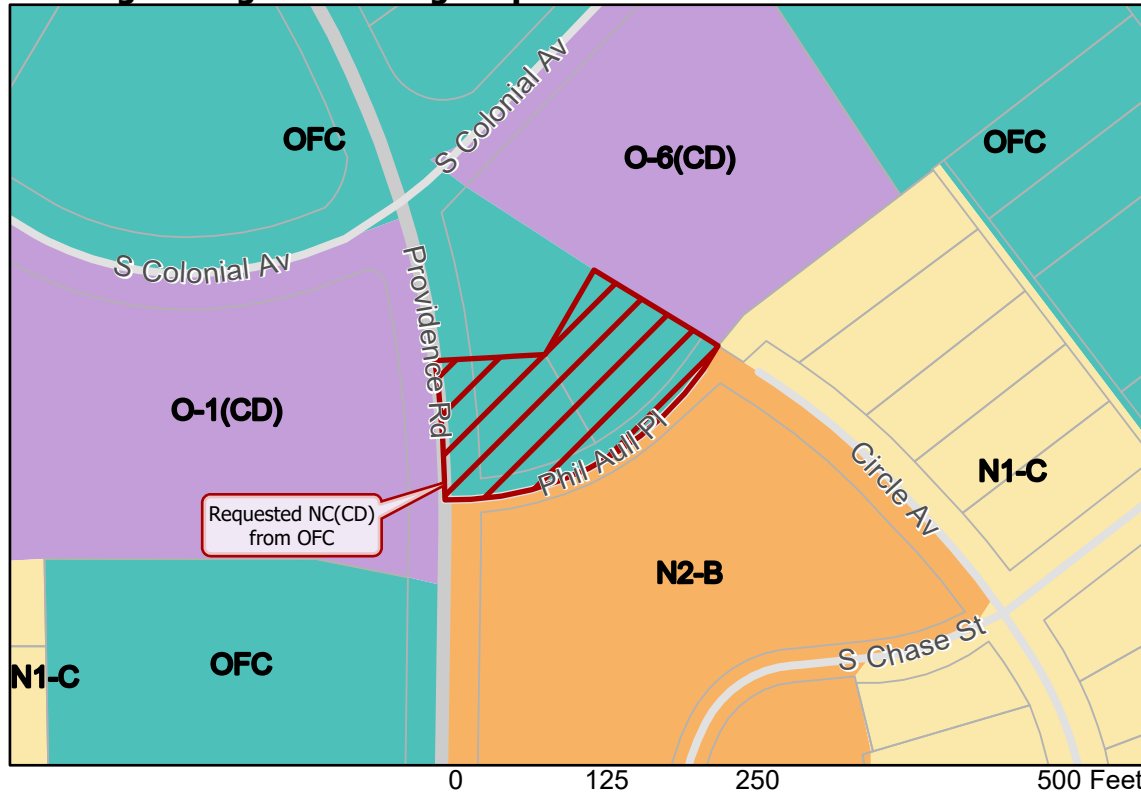
- 2021-277
- Inside City Limits
- Parcel
- Streams
- Historic Districts

City Council District

- 1-Larken Egleston



Existing Zoning & Rezoning Request



- Requested NC(CD) from OFC

Zoning Classification

- Neighborhood 1
- Neighborhood 2
- Campus
- Office



Map Created 11/1/2023

Petition No.: 2023-097
Petitioner: Drakeford Communities

ORDINANCE NO. 694-Z

ZONING REGULATIONS

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That the Official Zoning Maps referenced in Section 3.4 of the City of Charlotte Unified Development Ordinance is hereby amended by changing the property identified by tax parcel number 06711346, and further identified on the attached map from R-22MF(CD) (Multi-Family Residential, Conditional) to N2-B (Neighborhood 2-B).

SEE ATTACHED MAP

Section 2. This ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

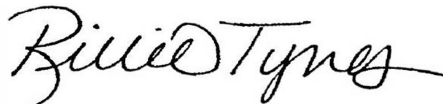


City Attorney

CERTIFICATION

I, Billie Tynes, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 18th day of December 2023, the reference having been made in Minute Book 158, and recorded in full in Ordinance Book 66, Page(s) 510-511.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 18th day of December 2023.



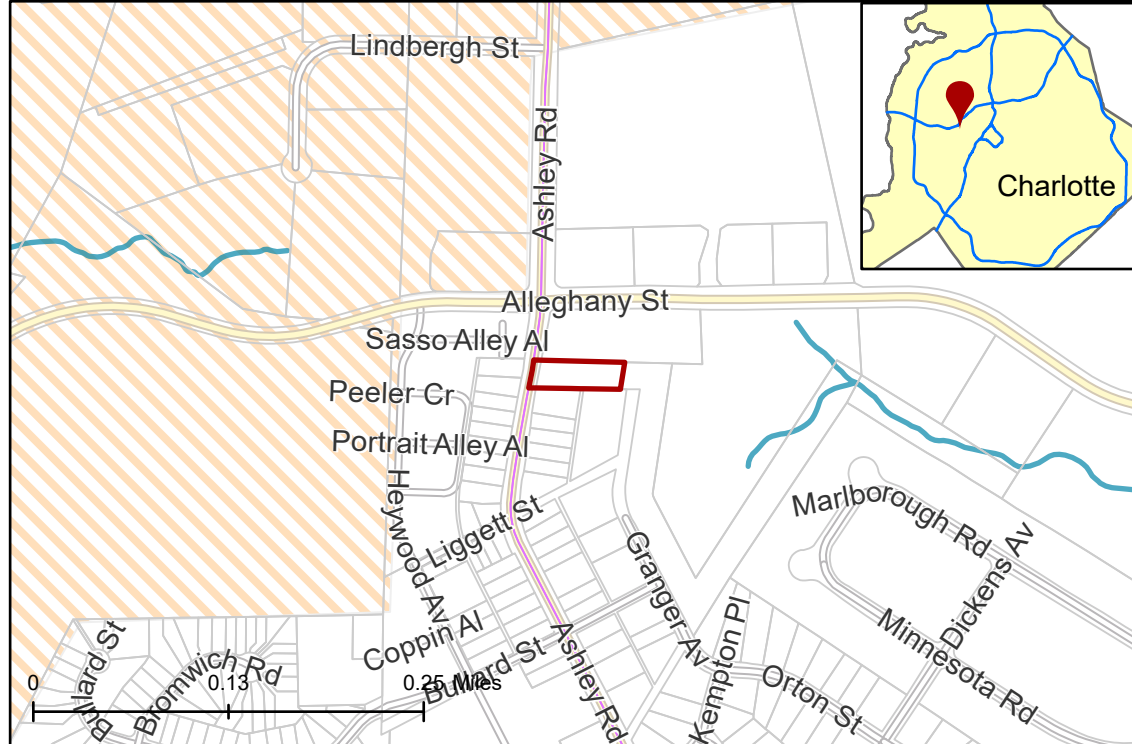
Billie Tynes, Deputy City Clerk

2023-097: Drakeford Communities

Current Zoning R-22MF(CD) (Multi-Family Residential, Conditional)
Requested Zoning N2-B (Neighborhood 2-B)

Approximately 0.64 acres

Location of Requested Rezoning



Rezoning Map



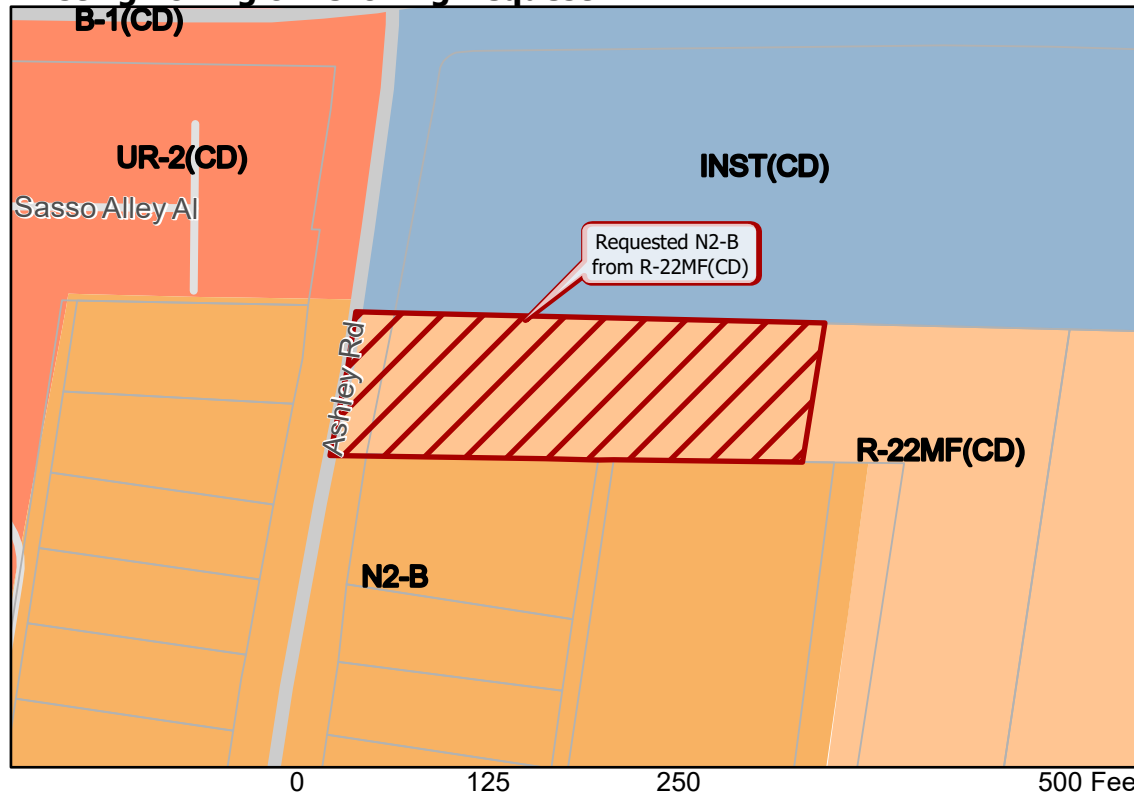
- 2023-097
- Inside City Limits
- Parcel
- Streams
- Airport Noise Overlay

City Council District

- 2-Malcolm Graham



Existing Zoning & Rezoning Request



- Requested N2-B from R-22MF(CD)

Zoning Classification

- Neighborhood 2
- Multi-Family
- Urban Residential
- Institutional
- Business



Map Created 9/11/2023